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# AGENDA COLUMBUS BOARD OF ZONING APPEALS TUESDAY, JANUARY 24, 2012, 6:30 P.M. CITY COUNCIL CHAMBER, CITY HALL 123 WASHINGTON STREET COLUMBUS, INDIANA

**ROLL CALL** 

#### **ELECTION OF 2012 OFFICERS**

#### **OLD BUSINESS**

- A. C/CU-11-09: Keith Reising A request by Keith Reising for conditional use approval per Zoning Ordinance Section 6.8(Table 6.5) to allow a new telecommunications tower in a CN (Neighborhood Commercial) zoning district. The property is located at 819 Washington Street in the City of Columbus. (Case has been withdrawn by the Petitioner, no action required by BZA)
- B. C/DS-11-15: Keith Reising A request by Keith Reising for development standards variances from Zoning Ordinance Section 6.8(G) for relief from certain requirements for a telecommunications tower related to lot width, setbacks, off-site equipment location, and landscape screening. Specifically, the petitioner is requesting a development standards variance to allow the area for a telecommunications tower to be 27 feet wide by 27 feet long rather than the required 100 foot by 100 foot; a development standards variance to allow the tower to encroach 50 feet into the 50 foot side setback; a development standards variance to allow the tower to encroach 231 feet into the 250 foot setback from a residentially zoned property; a development standards variance to allow a coaxial cable to extend across a property line; and a development standards variance for relief from the requirement to install landscape screening. The telecommunications tower is proposed to be located behind the building at 819 Washington Street in the City of Columbus. (Case has been withdrawn by the Petitioner, no action required by BZA)

# **NEW BUSINESS REQUIRING BOARD ACTION**

#### **Public Hearing**

**C. C/UV-11-04: Shudderbugg Studios** – a request by Mark and Ashley Holzhausen for a use variance to allow a photo studio (personal service use) in a RE (Residential: Established) zoning district per Zoning Ordinance Section 3.12(A). The property is located at 925 9<sup>th</sup> Street in the City of Columbus.

## **Public Hearing**

**D.** C/DS-11-22: MainSource Bank – a request by MainSource Bank for a development standards variance from Zoning Ordinance Section 10(H)(2)(c) to allow wall signs to be

placed on an accessory structure. The property is located at 2310 Jonathan Moore Pike in the City of Columbus.

# **Public Hearing**

**E.** C/CU-11-12: Jon Monies – a request by Jon Monies for conditional use approval to allow an antique shop (small scale retail use) in a CO (Commercial: Professional Office) zoning district per Zoning Ordinance 3.19(B). The property is located at 1229 California Street in the City of Columbus.

## **Public Hearing**

**F. C/CU-11-13: Larry Wright** – a request by Larry Wright for conditional use approval to allow an upstairs apartment in an existing single family structure in a RE (Residential: Established) zoning district per Zoning Ordinance 3.12(B). The property is located at 1330 Chestnut Street in the City of Columbus.

## **Public Hearing**

**G. C/DS-12-01: Larry Wright** – a request by Larry Wright for a development standards variance from Zoning Ordinance Table 7.1 to reduce the required number of parking spaces by one for a total of three provided on site. The property is located at 1330 Chestnut Street in the City of Columbus. (**Withdrawn**)

#### FINDINGS OF FACT

C/CU-11-10: Angela Hubbard C/UV-11-03: Larry Hilderbrand

#### **APPROVAL OF MINUTES**

Minutes of the November 22, 2011 and December 20, 2011 meetings

## **DISCUSSION**

2012 Calendar of Meeting Dates

#### **ADJOURNMENT**